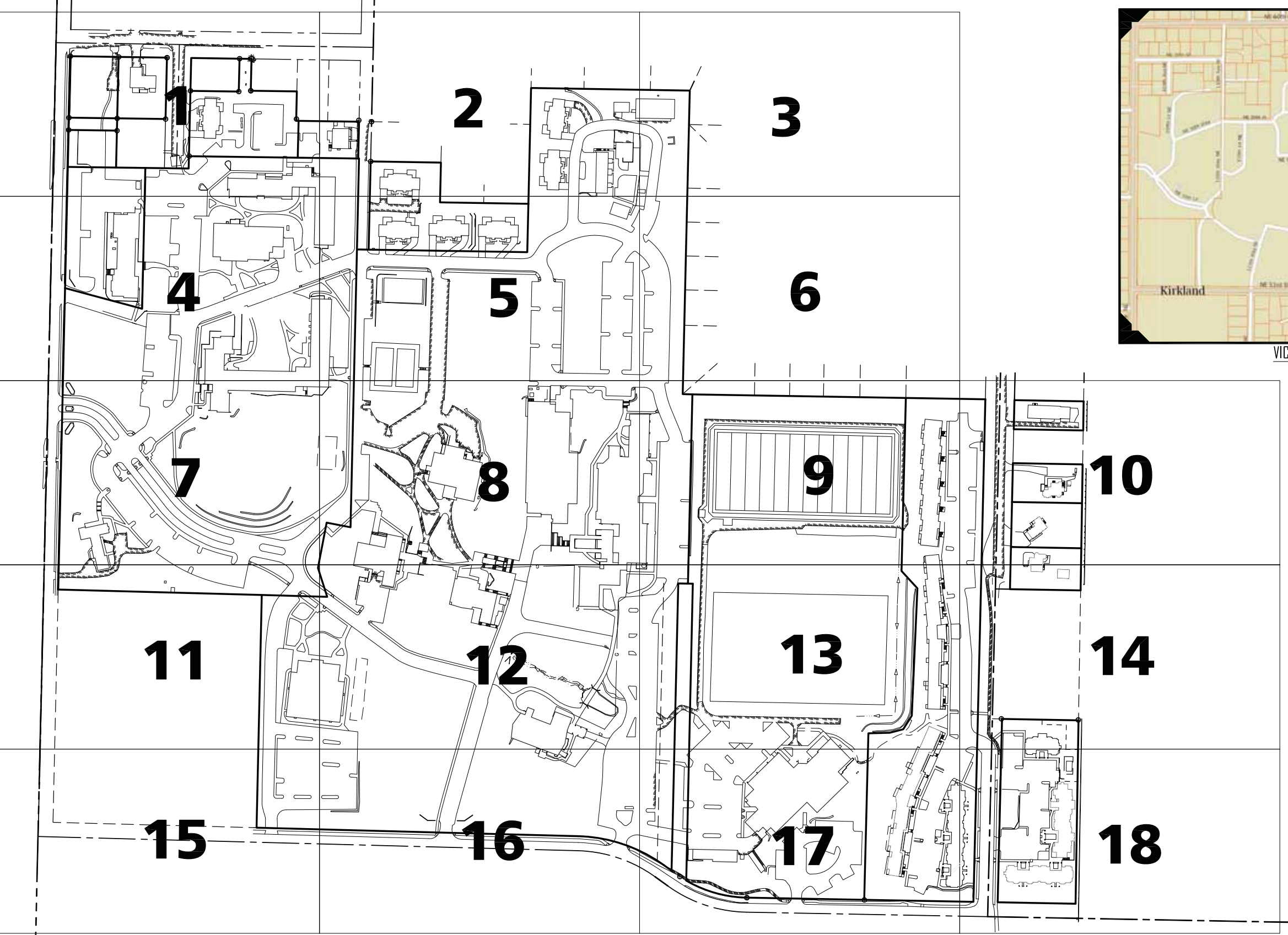
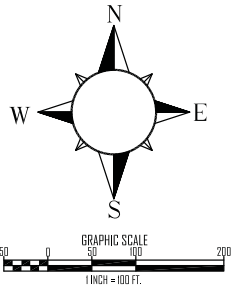


# NORTHWEST UNIVERSITY

## BOUNDARY & TOPOGRAPHIC SURVEY



VICINITY MAP  
NTS



KEY MAP  
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Suite 144  
Seattle, WA 98108  
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COVER SHEET			
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PROJECT NO:	REVISION DATE	REVISION NO:	SHEET
034-14	8/21/15	0	1 OF 20

LEGAL DESCRIPTIONS

PARCEL II (APN 172505-9002):

THE NORTH 92.90 FEET OF THE SOUTH 179.90 FEET OF THE WEST HALF OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON; EXCEPT THE WEST 30 FEET THEREOF CONVEYED TO KING COUNTY FOR ROAD PURPOSES BY DEED RECORDED UNDER RECORDING NUMBER 2880336; AND EXCEPT THOSE PORTIONS THEREOF CONVEYED TO THE STATE OF WASHINGTON FOR HIGHWAY PURPOSES RECORDED UNDER RECORDING NUMBER 4362685 AND 4380733.

(ALSO KNOWN AS LOT A OF A CITY OF KIRKLAND LOT LINE ADJUSTMENT NUMBER LL-86-112, RECORDED UNDER RECORDING NUMBER 8703261127.)

PARCEL III (APN 172505-9006):

PARCEL A:

THE SOUTH 260 FEET OF THE EAST HALF OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON;

EXCEPT THE WEST 30 FEET THEREOF CONVEYED TO KING COUNTY FOR ROAD PURPOSES BY DEED RECORDED UNDER RECORDING NUMBER 2880336

PARCEL B:

BEGINNING AT THE NORTHEAST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHEAST ¼ OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 25 -NORTH, RANGE. 5 EAST, W.M., IN KING COUNTY, WASHINGTON;

THENCE SOUTH ALONG THE CENTER OF THE COUNTY ROAD SOUTH 0°34'12" EAST 158.04 FEET; THENCE SOUTH 89°03'57" WEST 30 FEET TO THE WEST MARGIN OF SAID COUNTY ROAD; THENCE CONTINUING SOUTH 89°03'57" WEST 94.12 FEET, MORE OR LESS, TO A COUNTY ROAD RIGHT-OF-WAY; THENCE SOUTH 0°35'17" EAST ALONG THE EAST LINE OF SAID RIGHT-OF-WAY 130 FEET; THENCE NORTH 89°03'57" EAST 297.04 FEET AND THE TRUE POINT OF BEGINNING; THENCE SOUTH 0°34'46" EAST 130 FEET; THENCE NORTHERLY 89°03'57" EAST 297.01 FEET TO THE WESTERLY MARGIN OF SAID COUNTY ROAD; THENCE NORTH 0°34'12 WEST ALONG THE SAID WESTERLY MARGIN 130 FEET, MORE OR LESS, TO A POINT WHICH LIES NORTH 89°03'57" EAST OF POINT OF BEGINNING; THENCE SOUTH 89°03'57" WEST 297.01 FEET, MORE OR LESS TO THE POINT OF BEGINNING; EXCEPT THAT PORTION THEREOF, IF ANY, LYING WITHIN THE SOUTH 260 FEET OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 17;

SITUATE IN THE CITY OF KIRKLAND,COUNTY OF KING, STATE OF WASHINGTON.

PARCEL C:

THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON;

EXCEPTING THEREFROM THAT PORTION LYING WITHIN 114TH AVE. N.E.

EXCEPTING FROM THE ABOVE PARCELS A, B AND C, THE FOLLOWING DESCRIBED PROPERTY:

THAT PORTION OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF LOT 19, BLOCK 2, HARRY WHITE AND COMPANY'S 5TH ADDITION TO KIRKLAND, ACCORDING TO THE PLAT RECORDED IN VOLUME 7 OF PLATS, PAGE 5, RECORDS OF KING COUNTY, WASHINGTON; THENCE SOUTH 89°15'26" EAST 250.01 FEET; THENCE NORTH 01°15'09" EAST 25.30 FEET; THENCE SOUTH 89°13'38" EAST 350.05 FEET; THENCE SOUTH 01°19'15" WEST 187.58 FEET; THENCE SOUTH 89°04'35" EAST 220.26 FEET; THENCE NORTH 01°18'54" EAST 100.00 FEET; THENCE SOUTH 89°04'35" EAST 131.01 FEET; THENCE NORTH 01°18'42" EAST 238.72 FEET; THENCE SOUTH 89°03'52" EAST 327.04 FEET; THENCE SOUTH 01°18'11" WEST 338.65 FEET; THENCE NORTH 89°04'35" WEST 30.00 FEET; THENCE SOUTH 01°18'11" WEST 287.54 FEET; THENCE SOUTH 89°02'39" EAST 50.03 FEET TO THE TRUE POINT OF BEGINNING;

THENCE CONTINUING SOUTH 89°02'39" EAST 440.00 FEET; THENCE SOUTH 01°25'30" WEST 357.22 FEET; THENCE SOUTH 42°28'45" EAST 48.48 FEET; THENCE SOUTH 02°31'15" WEST 262.90 FEET; THENCE SOUTH 32°17'08" WEST 33.09 FEET; THENCE SOUTH 75°17'38" WEST 28.44 FEET; THENCE SOUTH 88°32'33" WEST 44.36 FEET; THENCE SOUTH 01°25'30" WEST 343.50 FEET TO THE NORTHERLY MARGIN OF N.E. 53RD STREET; THENCE NORTH 88°55 '59" WEST ALONG SAID MARGIN 242.17 FEET TO A POINT OF CURVATURE; THENCE ALONG A CURVE TO THE RIGHT THE CENTER OF WHICH BEARS NORTH 01°04'01" EAST 256.48 FEET, HAVING A DELTA OF 34°45'05", AN ARC LENGTH OF 155.56 FEET; THENCE NORTH 54°11'44" WEST 31.79 FEET TO A POINT OF CURVATURE; THENCE ALONG A CURVE TO THE LEFT THE CENTER OF WHICH BEARS SOUTH 35°48'33" WEST 316.48 FEET, HAVING A DELTA OF 16°57'14", AN ARC LENGTH OF 93.65 FEET; THENCE NORTH 35°44' 16" EAST 83.06 FEET; THENCE SOUTH 88°34'30" EAST 72.00 FEET; THENCE NORTH 01°25'30" EAST 862.79 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL IV (APN 172505-9269):

THE SOUTH 87.00 FEET OF THE WEST HALF OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON;

EXCEPT THE WEST 30 FEET THEREOF CONVEYED TO KING COUNTY FOR ROAD BY DEED RECORDED UNDER RECORDING NUMBER 2880336;

EXCEPT THAT PORTION CONVEYED TO STATE OF WASHINGTON FOR HIGHWAY PURPOSES BY DEED RECORDED UNDER RECORDING NUMBER 4362685;

(ALSO KNOWN AS LOT B, CITY OF KIRKLAND LOT LINE ADJUSTMENT NO. LL-86- 112, RECORDED UNDER RECORDING NUMBER 8703261127).

PARCEL V (APN 172505-9154):

THE NORTH 80.10 FEET OF THE SOUTH 260 FEET OF THE WEST HALF OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON;

EXCEPT THE WEST 30 FEET THEREOF CONVEYED TO KING COUNTY FOR ROAD PURPOSES BY DEED RECORDED UNDER RECORDING NUMBER 2880336;

AND EXCEPT THAT PORTION THEREOF CONVEYED TO THE STATE OF WASHINGTON FOR HIGHWAY PURPOSES BY DEED RECORDED UNDER RECORDING NUMBER 4380733.

(ALSO KNOWN AS LOT A, CITY OF KIRKLAND LOT LINE ADJUSTMENT NUMBER LL- 86-52, RECORDED UNDER RECORDING NUMBER 8606051106).

PARCEL VI (APN 172505-9007):

THE SOUTH 409.26 FEET OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON;

EXCEPT THAT PORTION CONVEYED TO KING COUNTY FOR ROADS UNDER RECORDING NUMBERS 424352 AND 2716850;

AND EXCEPT THAT PORTION CONVEYED TO THE CITY OF KIRKLAND FOR ROAD BY DEED RECORDED UNDER RECORDING NUMBER 20030730003453

AND EXCEPT THAT PORTION CONVEYED FOR STATE HIGHWAY 2-A; AND EXCEPT ANY PORTION THEREOF LYING EASTERLY OF STATE HIGHWAY 2-A.

PARCEL VII (APN 172505-9145)

THE NORTH 130 FEET OF THE SOUTH 390 FEET OF THE WEST HALF OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON;

EXCEPT THE SOUTH 70 FEET THEREOF;

AND EXCEPT THE WEST 30 FEET THEREOF AS CONVEYED TO KING COUNTY WASHINGTON BY DEED RECORDED UNDER KING COUNTY RECORDING NUMBER 2880336;

AND EXCEPT THAT PORTION THEREOF CONVEYED TO THE STATE OF WASHINGTON FOR HIGHWAY PURPOSES BY DEED RECORDED UNDER RECORDING NUMBER 4362319.

PARCEL VIII (APN 172505-9171):

COMMENCING AT THE NORTHWEST CORNER OF LOT 19, BLOCK 2, HARRY WHITE & CO.'S 5TH ADDITION TO KIRKLAND, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 7 OF PLATS, PAGE 5, IN KING COUNTY, WASHINGTON;

THENCE NORTH 89°26'25" EAST, 250.002 FEET; THENCE NORTH 25.33 FEET; THENCE NORTH 89°26'33" EAST, 350.002 FEET; THENCE SOUTH 187.634 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 89°38'55.5" EAST, 351.310 FEET; THENCE NORTH 0°01'40" EAST, 338.72 FEET; THENCE NORTH 89°37'18" EAST, 327.152 FEET; THENCE SOUTH 0°02'11.7" WEST, 338.882 FEET; THENCE SOUTH 89°38'55.5" WEST, 30.00 FEET; THENCE SOUTH 0°02'11.7" WEST, 1,250.584 FEET TO A POINT ON THE NORTHERLY MARGIN OF NORTHEAST 53RD STREET, AS ESTABLISHED BY KING COUNTY, AND AT A POINT ON A CURVE, FROM WHICH POINT CENTER OF SAID CURVE BEARS SOUTH 31°41'30" WEST; THENCE NORTHWESTERLY ALONG THE NORTHERLY MARGIN OF SAID NORTHEAST 53RD STREET, ON A CURVE TO THE LEFT OF UNIFORM RADIUS OF 316.48 FEET, AN ARC DISTANCE OF 173.856 FEET; THENCE NORTH 89°47'00" WEST, ALONG SAID NORTHERLY MARGIN OF NORTHEAST 53RD STREET, 662.533 FEET; THENCE NORTH 480.00 FEET; THENCE SOUTH 89°40'34" EAST, 134.961 FEET; THENCE NORTH 19°03'36.8" WEST, 62.65 FEET; THENCE NORTH 9°33'00" EAST, 95.00 FEET; THENCE SOUTH 80°27'00" EAST, 50.433 FEET; THENCE NORTH 572.951 FEET TO THE TRUE POINT OF BEGINNING;

TOGETHER WITH THAT PORTION OF 112TH AVENUE NORTHEAST LYING WITHIN THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON, AS VACATED BY CITY OF KIRKLAND ORDINANCE NUMBER 2512, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE NORTH MARGIN OF NORTHEAST 53RD STREET AS ESTABLISHED ON JANUARY 25, 1932, AS KING COUNTY ROAD NUMBER 1515, AND THE WEST MARGIN OF 112TH AVENUE NORTHEAST, AS ESTABLISHED BY THE PLAT OF WOODS ADDITION TO KIRKLAND, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 6 OF PLATS, PAGE 24, IN KING COUNTY, WASHINGTON, SAID POINT BEING THE TRUE POINT OF BEGINNING; THENCE NORTH 01°18'11" EAST ALONG THE WESTERLY MARGIN OF 112TH AVENUE NORTHEAST, 1,250.81 FEET, MORE OR LESS, TO THE NORTHERLY MARGIN OF NORTHEAST 58TH STREET ESTABLISHED BY BELTLINE ADDITION TO KIRKLAND, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 6 OF PLATS, PAGE 73, IN KING COUNTY, WASHINGTON; THENCE SOUTH 89°04'35" EAST 30.00 FEET TO THE CENTERLINE OF SAID 112TH AVENUE NORTHEAST; THENCE SOUTH 01°18'11" WEST ALONG SAID CENTERLINE 288.04 FEET, MORE OR LESS; THENCE SOUTH 89°02'38" EAST 30.00 FEET TO THE EASTERLY MARGIN OF SAID 112TH AVENUE NORTHEAST; THENCE ALONG SAID EASTERLY MARGIN SOUTH 01°18'11" WEST, 390.00 FEET; THENCE NORTH 88°59'19" WEST 30.00 FEET, MORE OR LESS, TO THE CENTER LINE OF 112TH AVENUE NORTHEAST; THENCE ALONG SAID CENTERLINE SOUTH 01°18'11" WEST 601.89 FEET TO THE NORTHERLY MARGIN OF SAID NORTHEAST 53RD STREET; THENCE WESTERLY ALONG SAID NORTHERLY MARGIN 30.00 FEET,

MORE OR LESS, TO THE POINT OF BEGINNING;

EXCEPT THE PORTION OF SAID PREMISES LYING SOUTHERLY AND EASTERLY OF THE FOLLOWING DESCRIBED LINE:

COMMENCING AT A POINT 30 FEET EAST OF THE SOUTHWEST CORNER OF LOT 11, GAIRLOCH, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 99 OF PLATS, PAGES 95 AND 96, IN KING COUNTY, WASHINGTON; THENCE SOUTH 01°25'30" WEST 862.79 FEET TO THE TRUE POINT OF BEGINNING OF THE HEREIN DESCRIBED LINE; THENCE NORTH 88°34'30" WEST 72.00 FEET; THENCE SOUTH 35°44'16" WEST 83.06 FEET, MORE OR LESS, TO THE NORTHERLY MARGIN OF NORTHEAST 53RD STREET AND THE TERMINUS OF SAID LINE;

EXCEPT THE EAST 10 FEET OF THAT PORTION OF VACATED 112TH AVENUE NORTHEAST LYING SOUTH OF THE SOUTH LINE OF LOT 11, GAIRLOCH, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 99 OF PLATS, PAGES 95 AND 96, IN KING COUNTY, WASHINGTON, AND NORTH OF THE SOUTH LINE OF THE NORTH HALF OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON.

PARCEL IX (APN 172505-9203):

THAT PORTION OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF LOT 19, BLOCK 2, HARRY WHITE CO.'S 5TH ADDITION TO KIRKLAND, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 7 OF PLATS, PAGE 5, IN KING COUNTY, WASHINGTON;

THENCE NORTH 89°26'25" EAST, 250.002 FEET; THENCE NORTH 25.33 FEET; THENCE NORTH 89°26'33" EAST 350.002 FEET; THENCE SOUTH 760.585 FEET; THENCE NORTH 80°27" WEST, 50.433 FEET; THENCE SOUTH 9°33" WEST, 95.000 FEET; THENCE SOUTH 19°03'36.8" EAST, 62.650 FEET; THENCE NORTH 89°40'34" WEST, 134.961 FEET; THENCE NORTH 89°47" WEST, 420.00 FEET; THENCE NORTH, 872.04 FEET TO THE POINT OF BEGINNING;

EXCEPTING THEREFROM THAT PORTION OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 19, BLOCK 2; THENCE NORTH 89°26'25" EAST 160.00 FEET; THENCE SOUTH 290.53 FEET; THENCE NORTH 76°18'44" WEST 164.67 FEET; THENCE NORTH 250.00 FEET TO POINT OF BEGINNING.

PARCEL X:

PARCEL A (APN 172505-9268):

BEGINNING AT THE NORTHWEST CORNER OF LOT 19, BLOCK 2, HARRY WHITE AND CO.'S FIFTH ADDITION TO KIRKLAND, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 7 OF PLATS, PAGE 5, IN KING COUNTY, WASHINGTON; THENCE SOUTH 290.53 FEET; THENCE NORTH 76°18'44" WEST 164.67 FEET TO THE EAST LINE OF 108TH AVENUE NORTHEAST; THENCE NORTH 250 FEET TO THE POINT OF BEGINNING.

PARCEL B (APN 935390-0335 & 935390-0350):

LOTS 20, 21, 22 AND 23, BLOCK 2, HARRY WHITE AND CO.'S FIFTH ADDITION TO KIRKLAND, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 7 OF PLATS, PAGE 5, IN KING COUNTY, WASHINGTON.

PARCEL C (APN 935390-0355 & 935390-0245):

LOTS 1 THROUGH 5, INCLUSIVE, AND LOTS 24 THROUGH 28 INCLUSIVE, BLOCK 2, HARRY WHITE & COMPANY'S FIFTH ADDITION TO KIRKLAND, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 7 OF PLATS, PAGE 5, IN KING COUNTY, WASHINGTON.

PARCEL XI (APN 935390-0385):

PARCEL A OF LOT LINE ALTERATION NO. LL-01-07, RECORDED MARCH 29, 2001, RECORDERS NO. 20010329001958, IN THE CITY OF KIRKLAND, KING COUNTY, WASHINGTON.

PARCEL XII (APN 935390-05810):

LOT 26, EXCEPT THE SOUTH 8 FEET, THEREOF, AND ALL OF LOTS 27 AND 28, BLOCK 3, HARRY WHITE & COMPANY'S FIFTH ADDITION TO KIRKLAND, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 7 OF PLATS, PAGE 5, IN KING COUNTY, WASHINGTON.

PARCEL XIII (APN 935390-0550):

LOTS 6, 7 AND 8, BLOCK 4, HARRY WHITE AND CO.'S FIFTH ADDITION TO KIRKLAND, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 7 OF PLATS, PAGE 5, IN KING COUNTY, WASHINGTON;

TOGETHER WITH THAT PORTION OF VACATED 109TH PLACE NORTHEAST AS WOULD ATTACH BY OPERATION OF LAW.

PARCEL XIV (APN 741500-0030):

PARCEL A OF CITY OF KIRKLAND, LOT LINE ALTERATION, NO. LL-00-84, RECORDING NO. 20010213001432, IN THE CITY OF KIRKLAND, KING COUNTY, WASHINGTON.

PARCEL XVI (APN 172505-9139):

THAT PORTION OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF LOT 19, BLOCK 2, HARRY WHITE AND COMPANY'S 5TH ADDITION TO KIRKLAND, ACCORDING TO THE PLAT RECORDED IN VOLUME 7 OF PLATS, PAGE 5, RECORDS OF KING COUNTY, WASHINGTON; THENCE SOUTH 89°15'26" EAST 250.01 FEET; THENCE NORTH 01°15'09" EAST 25.30 FEET; THENCE SOUTH 89°13'38" EAST 350.05 FEET; THENCE SOUTH 01°19'15" WEST 187.58 FEET; THENCE SOUTH 89°04'35" EAST 220.26 FEET;

THENCE NORTH 01°18'54" EAST 100.00 FEET; THENCE SOUTH 89° 04'35" EAST 131.01 FEET; THENCE NORTH 01°18'42" EAST 238.72 FEET; THENCE SOUTH 89°03'52" EAST 327.04 FEET; THENCE SOUTH 01°18'11" WEST 338.65 FEET; THENCE NORTH 89°04'35" WEST 30.00 FEET; THENCE SOUTH 01°1 8' 11" WEST 287.54 FEET; THENCE SOUTH 89°02'39" EAST 50.03 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH 89°02'39" EAST 440.00 FEET; THENCE SOUTH 01°25'30" WEST 357.22 FEET; THENCE SOUTH 42°28'45" EAST 48.48 FEET; THENCE SOUTH 02°3 1'15" WEST 262.90 FEET; THENCE SOUTH 32°17'08" WEST 33.09 FEET; THENCE SOUTH 75°17'38" WEST 28.44 FEET; THENCE SOUTH 88°32'33" WEST 44.36 FEET; THENCE SOUTH 01°25'30" WEST 343.50 FEET TO THE NORTHERLY MARGIN OF N.E. 53RD STREET; THENCE NORTH 88°55 '59" WEST ALONG SAID MARGIN 242.17 FEET TO A POINT OF CURVATURE; THENCE ALONG A CURVE TO THE RIGHT THE CENTER OF WHICH BEARS NORTH 01°04'01" EAST 256.48 FEET, HAVING A DELTA OF 34°45'05", AN ARC LENGTH OF 155.56 FEET; THENCE NORTH 54°11'44" WEST 31.79 FEET TO A POINT OF CURVATURE; THENCE ALONG A CURVE TO THE LEFT THE CENTER OF WHICH BEARS SOUTH 35°48'33" WEST 316.48 FEET, HAVING A DELTA OF 16°57'14", AN ARC LENGTH OF 93.65 FEET; THENCE NORTH 35°44' 16" EAST 83.06 FEET; THENCE SOUTH 88°34'30" EAST 72.00 FEET; THENCE NORTH 01°25'30" EAST 862.79 FEET TO THE TRUE POINT OF BEGINNING.

GENERAL NOTES

- THIS SURVEY WAS COMPLETED BASED ON THE FIRST AMERICAN TITLE COMPANY COMMITMENT FOR TITLE INSURANCE FILE NO. NCS-957921-WA1 DATED JUNE 17, 2006.
- INSTRUMENTATION FOR THIS SURVEY WAS A 3-SECOND LEICA VIVA TS15 SMART POLE TOTAL STATION/RTK GPS.
- PROCEDURES USED IN THIS SURVEY MEET OR EXCEED STANDARDS SET BY WAC 332-130-090. SURVEY WAS COMPLETED BY A FIELD TRAVERSE.
- THE INFORMATION ON THIS MAP REPRESENTS THE RESULTS OF A SURVEY MADE IN 2015 AND CAN ONLY BE CONSIDERED AS INDICATING THE GENERAL CONDITIONS EXISTING AT THAT TIME.
- UTILITIES SHOWN ON THIS SURVEY ARE BASED UPON ABOVE GROUND OBSERVATIONS. UTILITY LOCATES BY THIRD PARTIES, AND AS-BUILT PLANS WHERE AVAILABLE. ACTUAL LOCATIONS OF UNDERGROUND UTILITIES MAY VARY AND UTILITIES NOT SHOWN ON THIS SURVEY MAY EXIST ON THIS SITE.
- ALL MONUMENTS WERE LOCATED DURING THIS SURVEY UNLESS OTHERWISE NOTED.
- CONTOURS SHOWN ARE BASED ON A FIELD SURVEY.
- TREE IDENTIFICATION WAS PERFORMED BY SURVEY FIELD PERSONNEL AND SHOULD BE CONSIDERED A BEST GUESS. AN ARBORIST SHOULD BE RELIED UPON FOR MORE ACCURATE AND DETAILED IDENTIFICATION OF TREE SPECIES AND HEALTH.

VERTICAL DATUM & CONTOUR INTERVAL

ELEVATIONS SHOWN ON THIS DRAWING ARE BASED ON CITY OF KIRKLAND BENCH MARK 14, A CONCRETE MONUMENT W/ 1/4" IRON ROD, LOCATED AT THE INTERSECTIONS OF NE 60TH STREET & 108TH AVENUE NE.

ELEV.: 266.778 (NAVD 88)

2.0' CONTOUR INTERVAL - THE EXPECTED VERTICAL ACCURACY IS EQUAL TO 1/2 THE CONTOUR INTERVAL OR ± 1.0' FOR THIS PROJECT.

BASIS OF BEARINGS

NAD 1983/91 HORIZONTAL DATUM BASED ON CITY OF KIRKLAND PUBLISHED BENCHMARK NUMBER 14 AND NUMBER 13

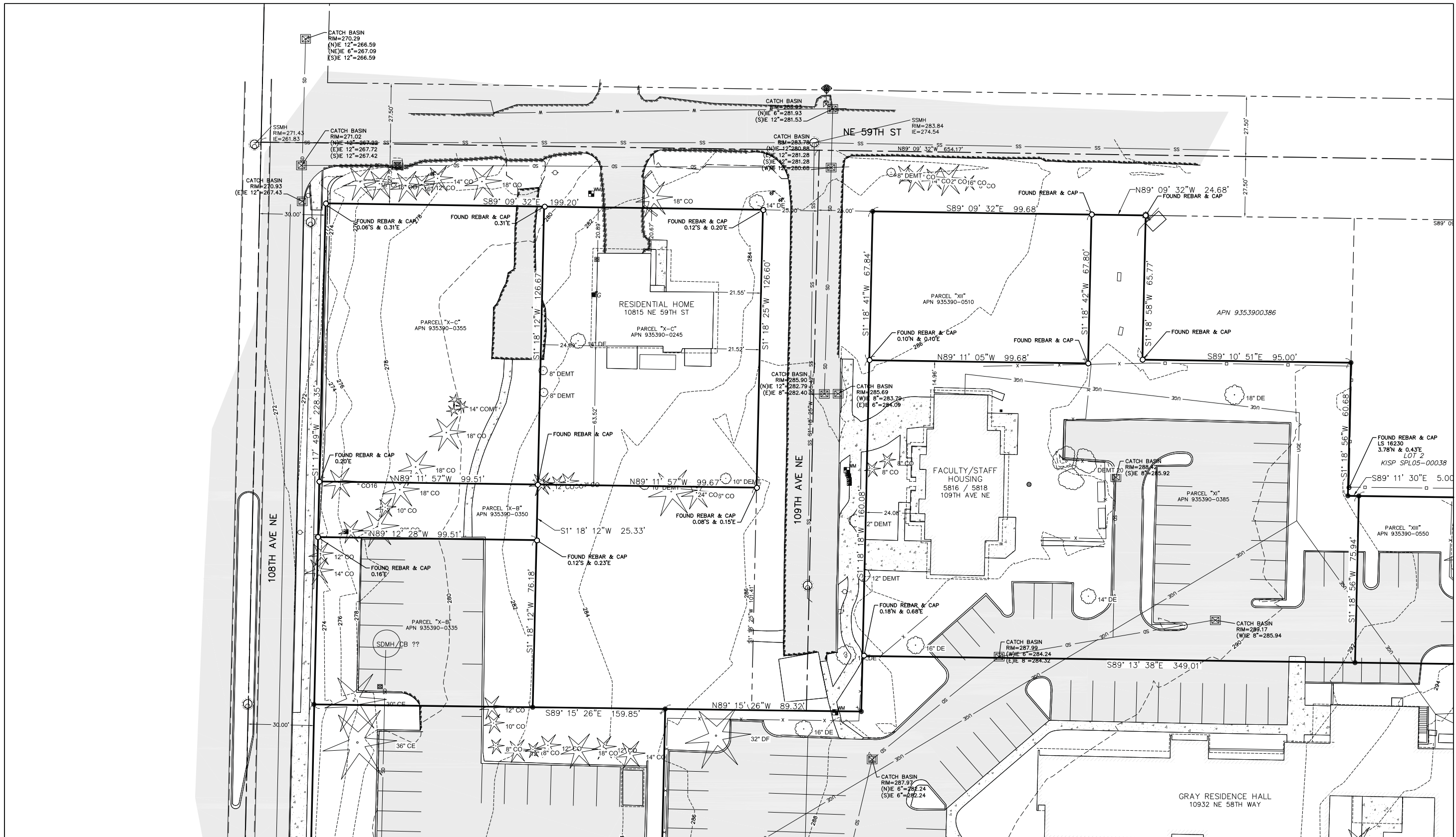
ACCEPTED THE BEARING OF N 89°06'29" W FOR NE 60TH ST BASED ON FOUND MONUMENTS IN CASE.



5628 Airport Way S  
Suite 144  
Seattle, WA 98108  
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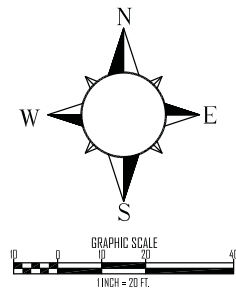
NE 1/4, SEC 17, TWP 25N, RNG 05E, W.M.			
LEGAL DESCRIPTIONS & NOTES			
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034-14	8/21/15	0	2 OF 20





**LEGEND**

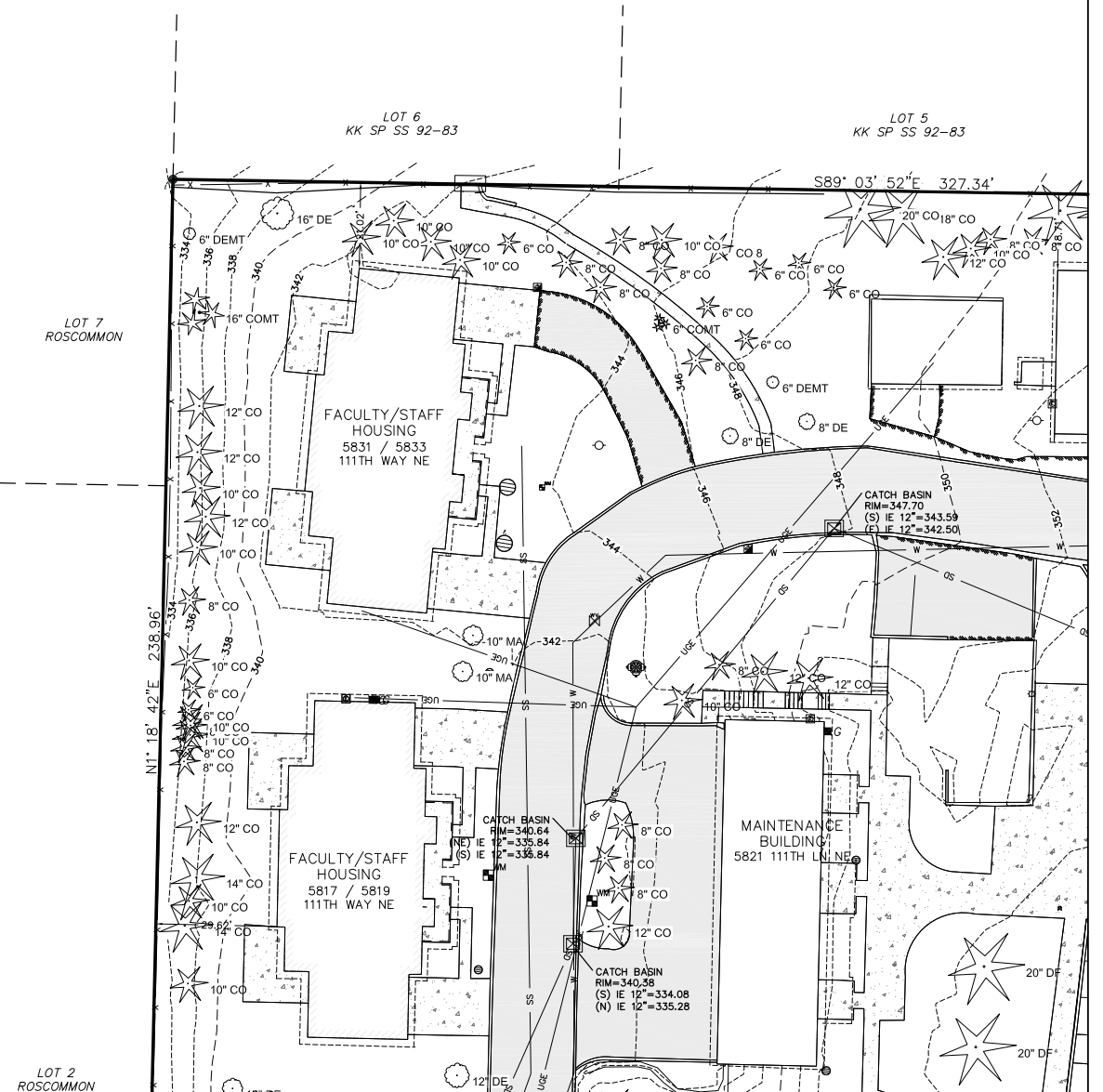
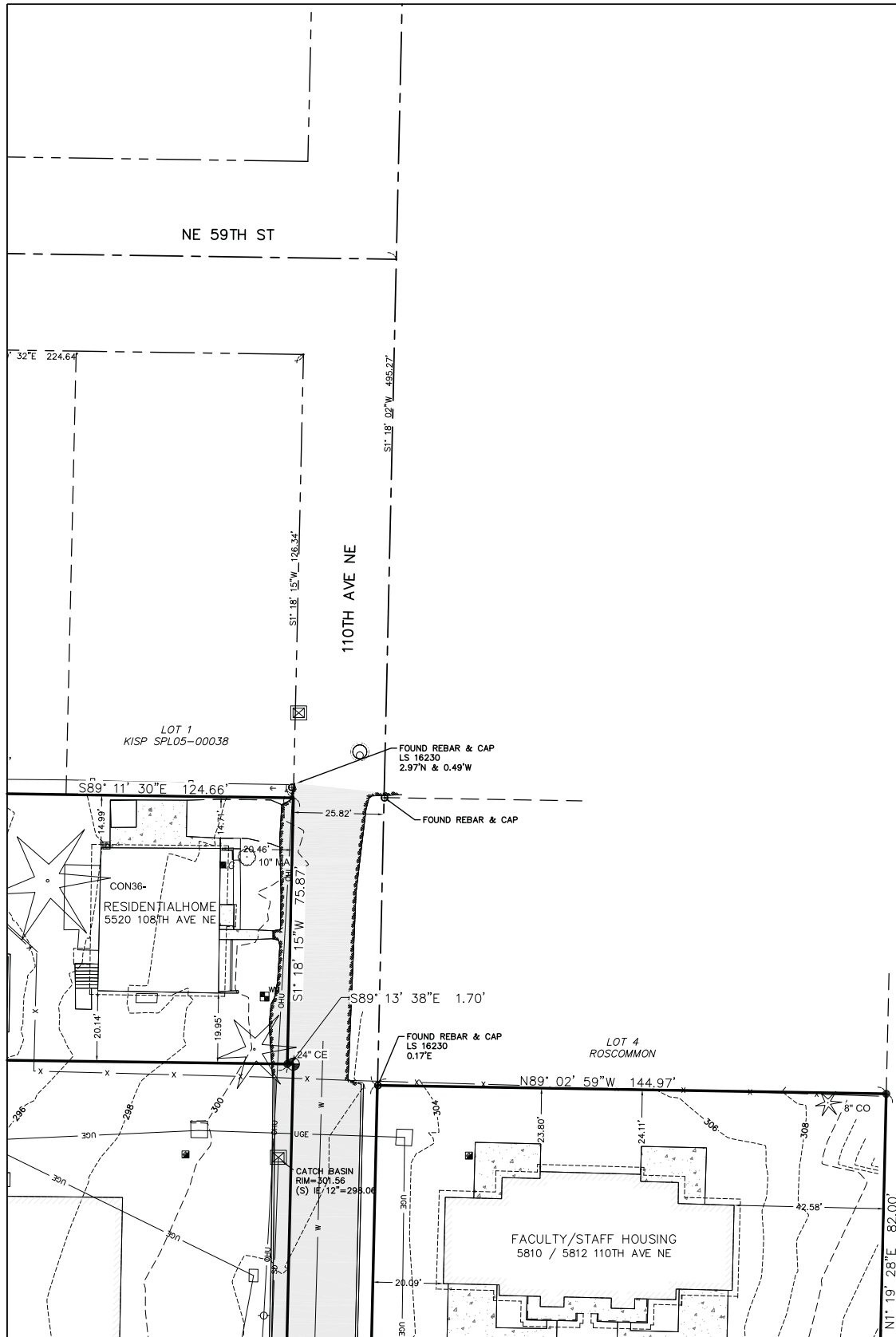
FIRE HURDANT	OHU- OVER HEAD UTILITY LINE	CO/CON CONIFER
WATER METER	W- WATER LINE	COMT CONIFER MULTI TRUNK
IRRIGATION VALVE	SD- STORM DRAINAGE LINE	DE DECIDUOUS
WATER VALVE	SS- SANITARY SEWER LINE	DEMT DECIDUOUS
GAS VALVE	G- GAS LINE	DF DOUGLAS FIR
GAS METER		DFMT DOUGLAS FIR MULTI TRUNK
POWER METER		MA MAPPLE
LIGHT POLE	CONCRETE	MAMT MAPPLE MULTI TRUNK
UTILITY POLE	ASPHALT	
GUY WIRE		
POWER VAULT		



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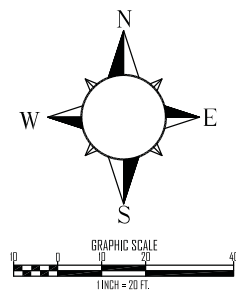
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NE 1/4, SEC 17, TWP 25N, RNG 05E, W.M.			
SHEET 1			
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PROJECT NO:	REVISION DATE	REVISION NO:	SHEET
034-14	8/21/15	0	OF 20



**LEGEND**

	FIRE HYDRANT		-OHU- OVER HEAD UTILITY LINE		CO/CON CONIFER
	WATER METER		-W- WATER LINE		COMT CONIFER MULTI TRUNK
	IRRIGATION VALVE		-SD- STORM DRAINAGE LINE		DE DECIDUOUS
	WATER VALVE		-SS- SANITARY SEWER LINE		DEMT DECIDUOUS
	GAS VALVE		-G- GAS LINE		DF DOUGLAS FIR
	GAS METER				DFMT DOUGLAS FIR MULTI TRUNK
	POWER METER		CONCRETE		MA MAPLE
	LIGHT POLE		ASPHALT		MAMT MAPLE MULTI TRUNK
	UTILITY POLE				
	GUY WIRE				
	POWER VAULT				

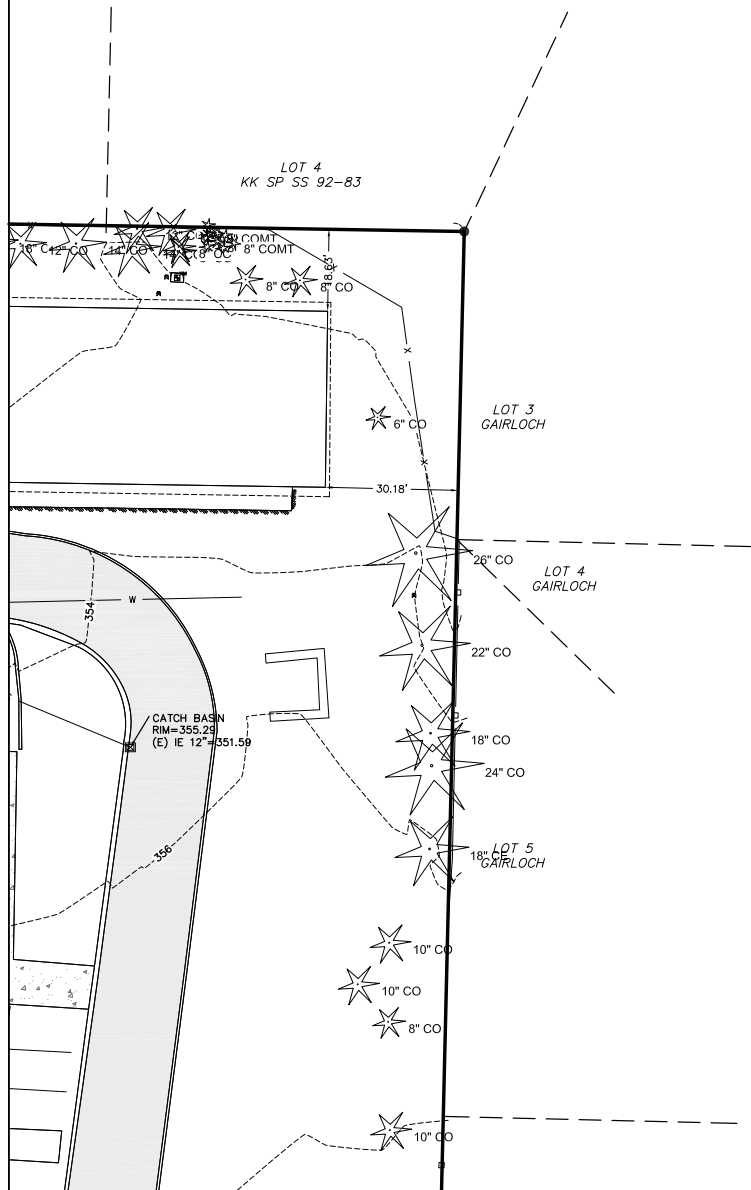


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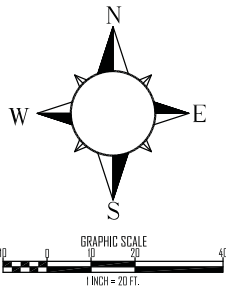




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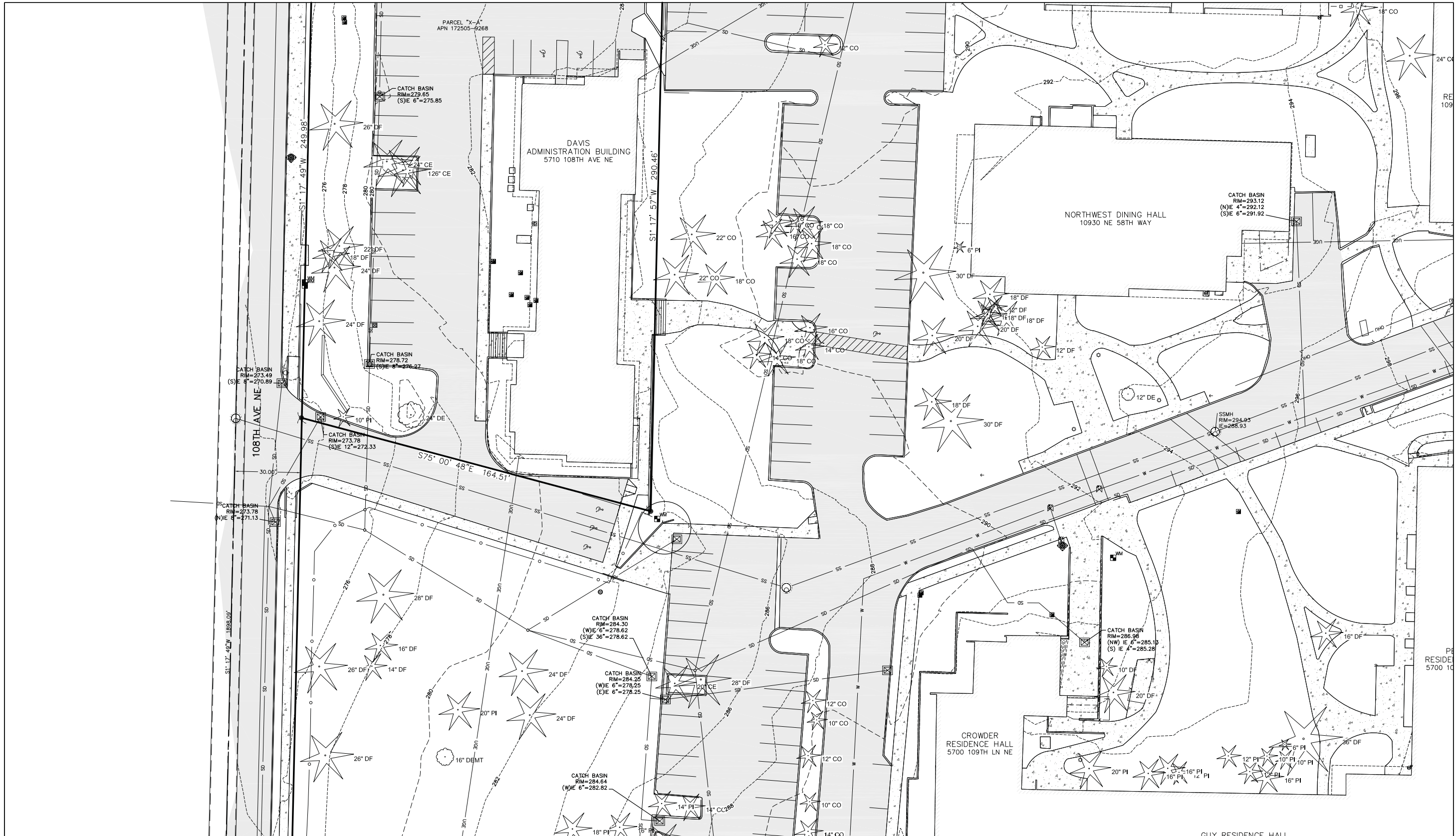
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	WATER METER		-W- WATER LINE		COMT CONIFER MULTI TRUNK
	IRRIGATION VALVE		-SD- STORM DRAINAGE LINE		DE DECIDUOUS
	WATER VALVE		-SS- SAINTARY SEWER LINE		DEMT DECIDUOUS
	GAS VALVE		-G- GAS LINE		DF DOUGLAS FIR
	GAS METER				DFMT DOUGLAS FIR MULTI TRUNK
	POWER METER		CONCRETE		MA MAPLE
	LIGHT POLE		ASPHALT		MAMT MAPLE MULTI TRUNK
	UTILITY POLE				
	GUY WIRE				
	POWER VAULT				



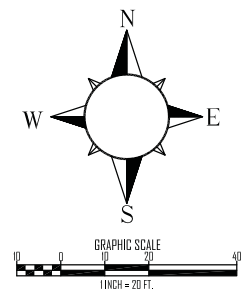
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**LEGEND**

FIRE HYDRANT	-OHU- OVER HEAD UTILITY LINE	CO/CON CONIFER
WATER METER	-W- WATER LINE	COMT CONIFER MULTI TRUNK
IRRIGATION VALVE	-SD- STORM DRAINAGE LINE	DE DECIDUOUS
WATER VALVE	-SS- SANITARY SEWER LINE	DEMT DECIDUOUS MULTI TRUNK
GAS VALVE	-G- GAS LINE	DF DOUGLAS FIR
G GAS METER		DFMT DOUGLAS FIR MULTI TRUNK
POWER METER		MA MAPLE
LIGHT POLE	CONCRETE	MAMT MAPLE MULTI TRUNK
UTILITY POLE	ASPHALT	
GUY WIRE		
POWER VAULT		



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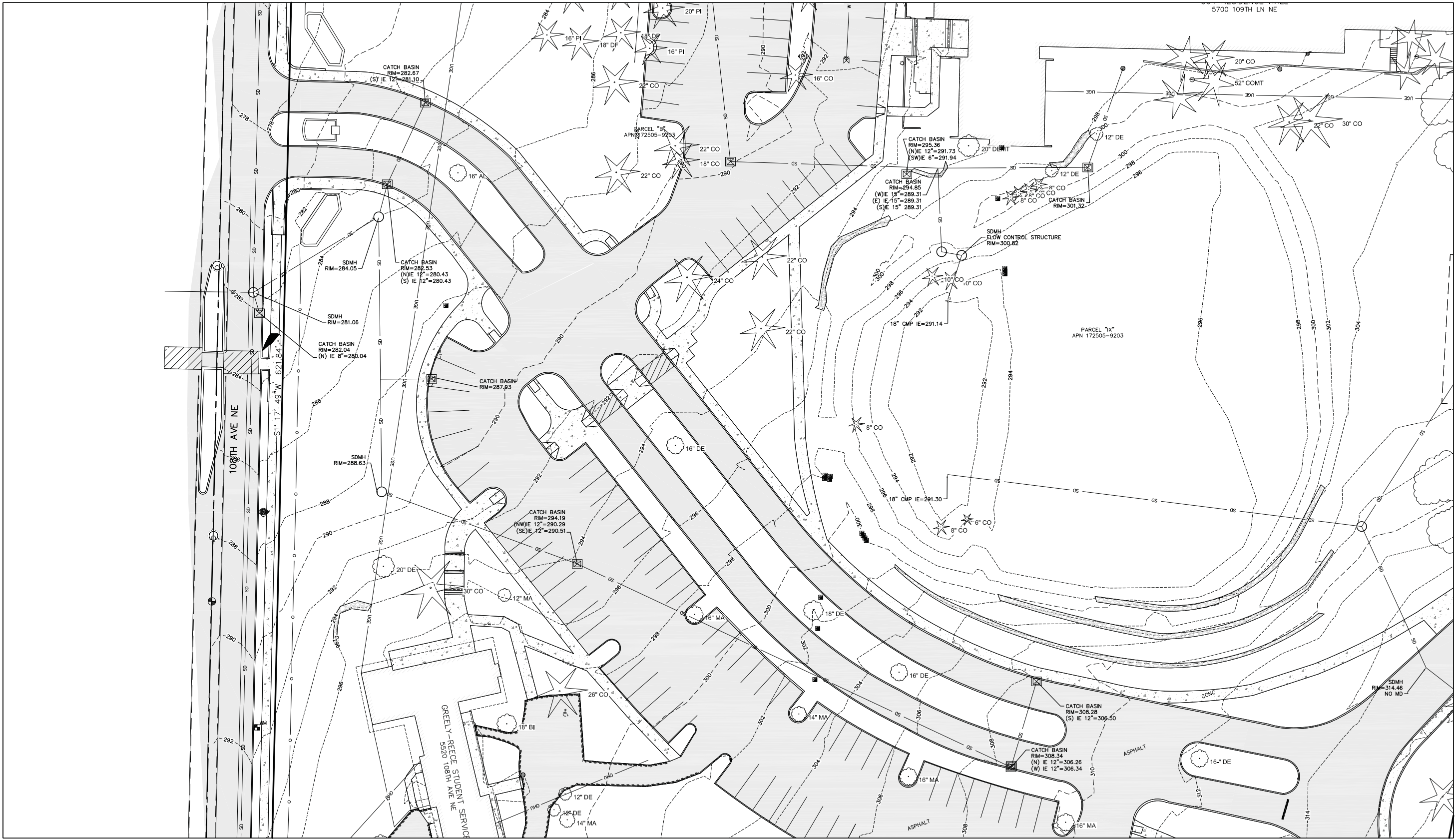
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LEGEND

FIRE HYDRANT

WATER METER

IRRIGATION VALVE

WATER VALVE

GAS VALVE

GAS METER

POWER METER

LIGHT POLE

UTILITY POLE

GUY WIRE

POWER VAULT

-OHU- OVER HEAD UTILITY LINE

-W- WATER LINE

-SD- STORM DRAINAGE LINE

-SS- SAINTARY SEWER LINE

-G- GAS LINE

CONCRETE

ASPHALT

CO/CON CONIFER

COMT CONIFER MULTI TRUNK

DE DECIDUOUS

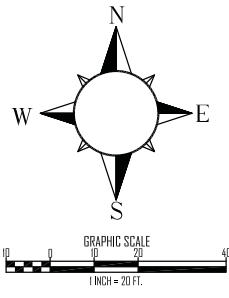
DEMT DECIDUOUS

DF DOUGLAS FIR

DFMT DOUGLAS FIR MULTI TRUNK

MA MAPPLE

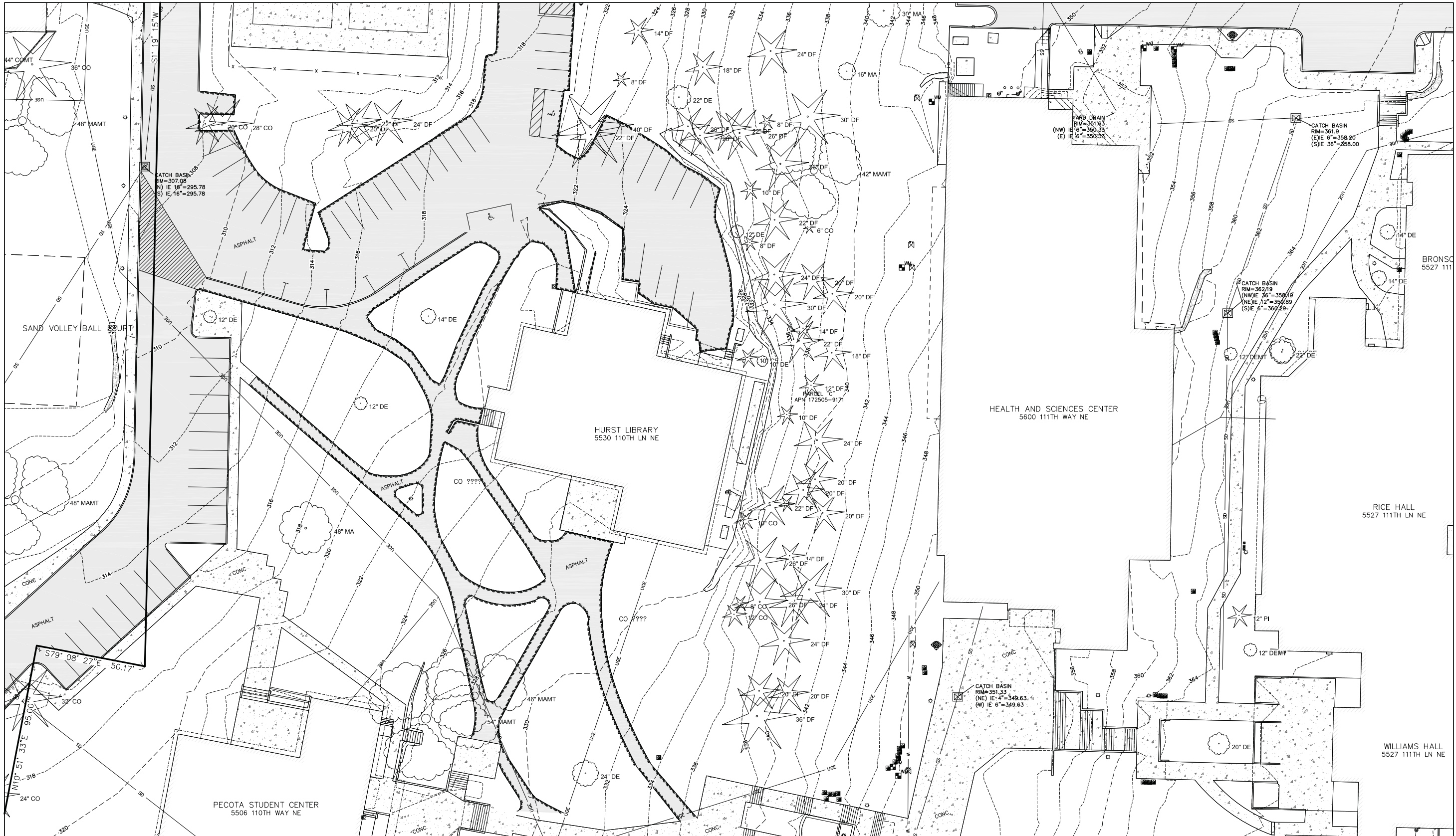
MAMT MAPPLE MULTI TRUNK



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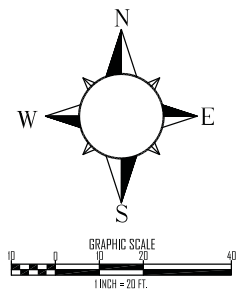
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WATER METER	-W- WATER LINE	COMT CONIFER MULTI TRUNK
IRRIGATION VALVE	-SD- STORM DRAINAGE LINE	DE DECIDUOUS
WATER VALVE	-SS- SAINTARY SEWER LINE	DEMT DECIDUOUS MULTI TRUNK
GAS VALVE	-G- GAS LINE	DF DOUGLAS FIR
G GAS METER		DFMT DOUGLAS FIR MULTI TRUNK
POWER METER		MA MAPLE
LIGHT POLE	CONCRETE	MAMT MAPLE MULTI TRUNK
UTILITY POLE		
GUY WIRE	ASPHALT	
POWER VAULT		

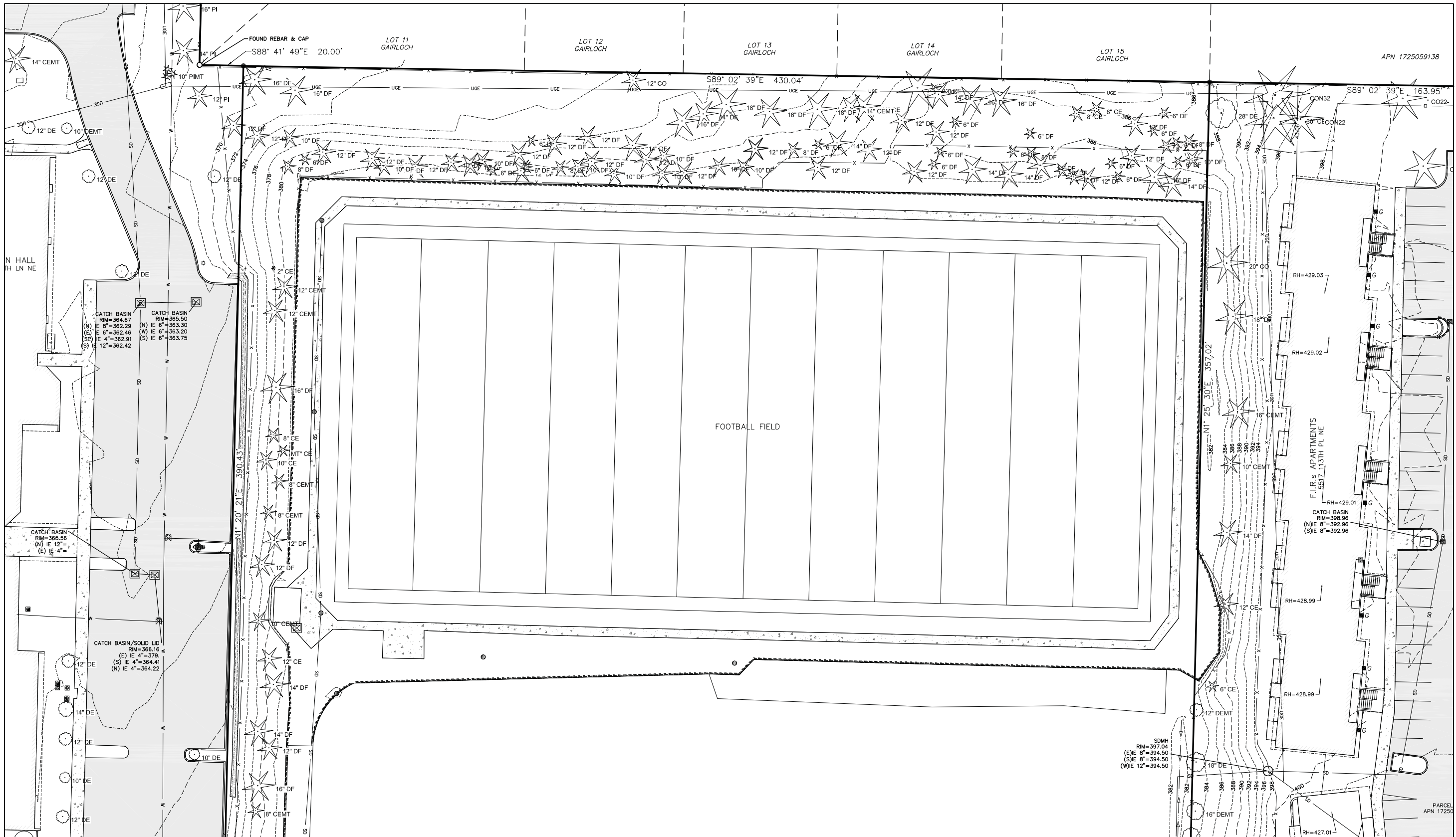


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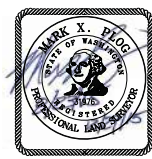
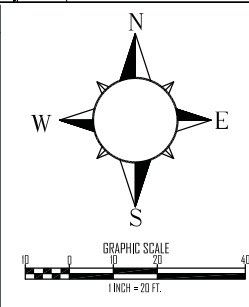
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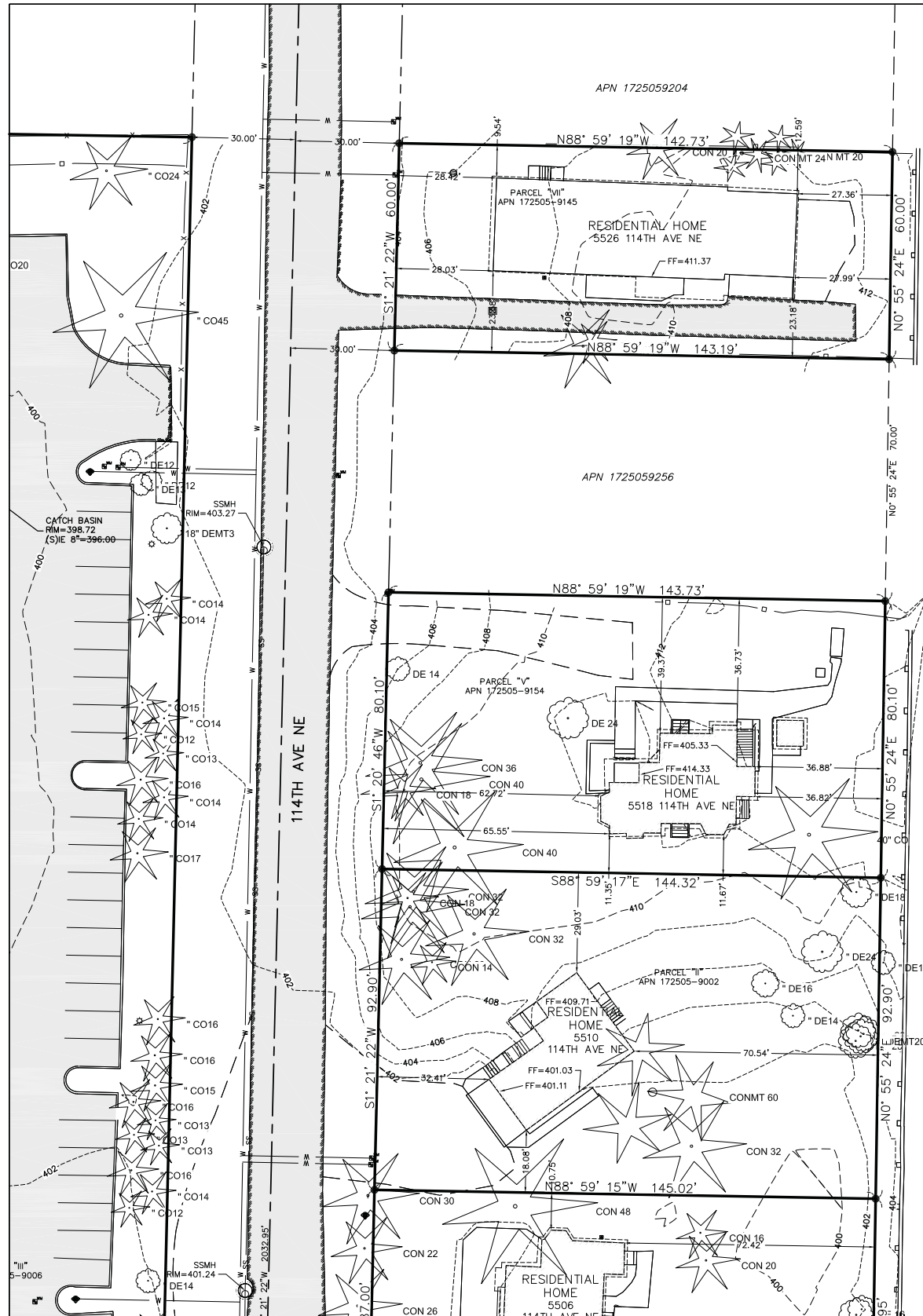
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WATER METER	-W- WATER LINE	COMT CONIFER MULTI TRUNK
IRRIGATION VALVE	-SD- STORM DRAINAGE LINE	DE DECIDUOUS
WATER VALVE	-SS- SAINITARY SEWER LINE	DEMT DECIDUOUS
GAS VALVE	-G- GAS LINE	DF DOUGLAS FIR
G GAS METER	CONCRETE	DFMt DOUGLAS FIR MULTI TRUNK
POWER METER	ASPHALT	MA MAPPLE
LIGHT POLE		MAMt MAPPLE MULTI TRUNK
UTILITE POLE		
GUY WIRE		
POWER VAULT		



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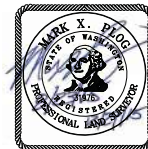
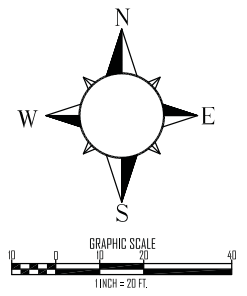
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STATE HIGHWAY 405

**LEGEND**

	FIRE HYDRANT		-OHU- OVER HEAD UTILITY LINE		CO/CON CONIFER
	WATER METER		-W- WATER LINE		COMT CONIFER MULTI TRUNK
	IRRIGATION VALVE		-SD- STORM DRAINAGE LINE		DE DECIDUOUS
	WATER VALVE		-SS- SANITARY SEWER LINE		DEMT DECIDUOUS
	GAS VALVE		-G- GAS LINE		DF DOUGLAS FIR
	GAS METER				DFMT DOUGLAS FIR MULTI TRUNK
	POWER METER		CONCRETE		MA MAPLE
	LIGHT POLE		ASPHALT		MAMT MAPLE MULTI TRUNK
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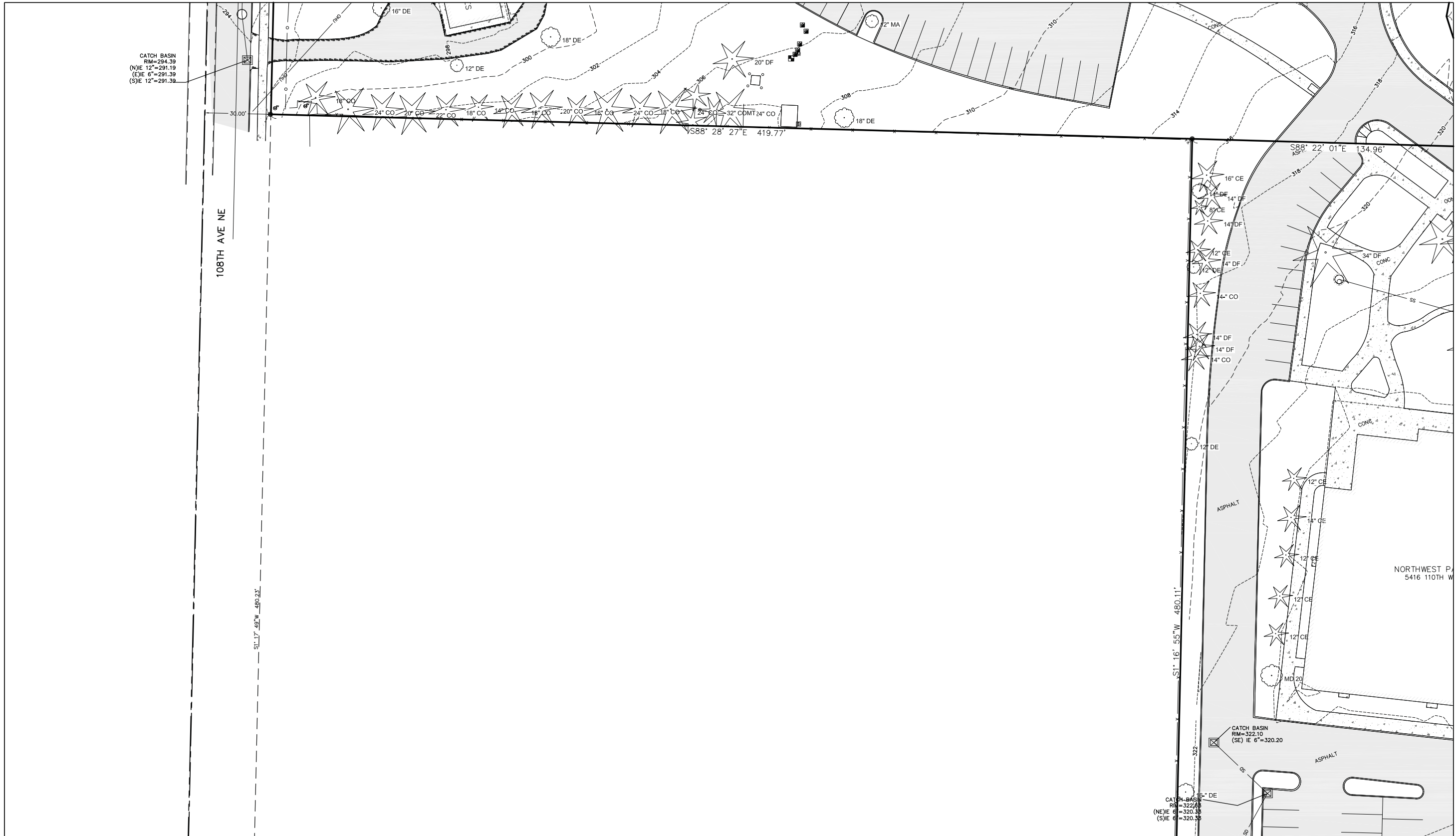


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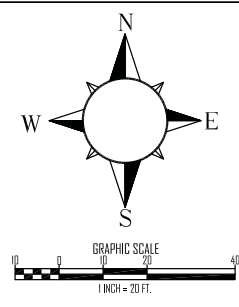
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**LEGEND**

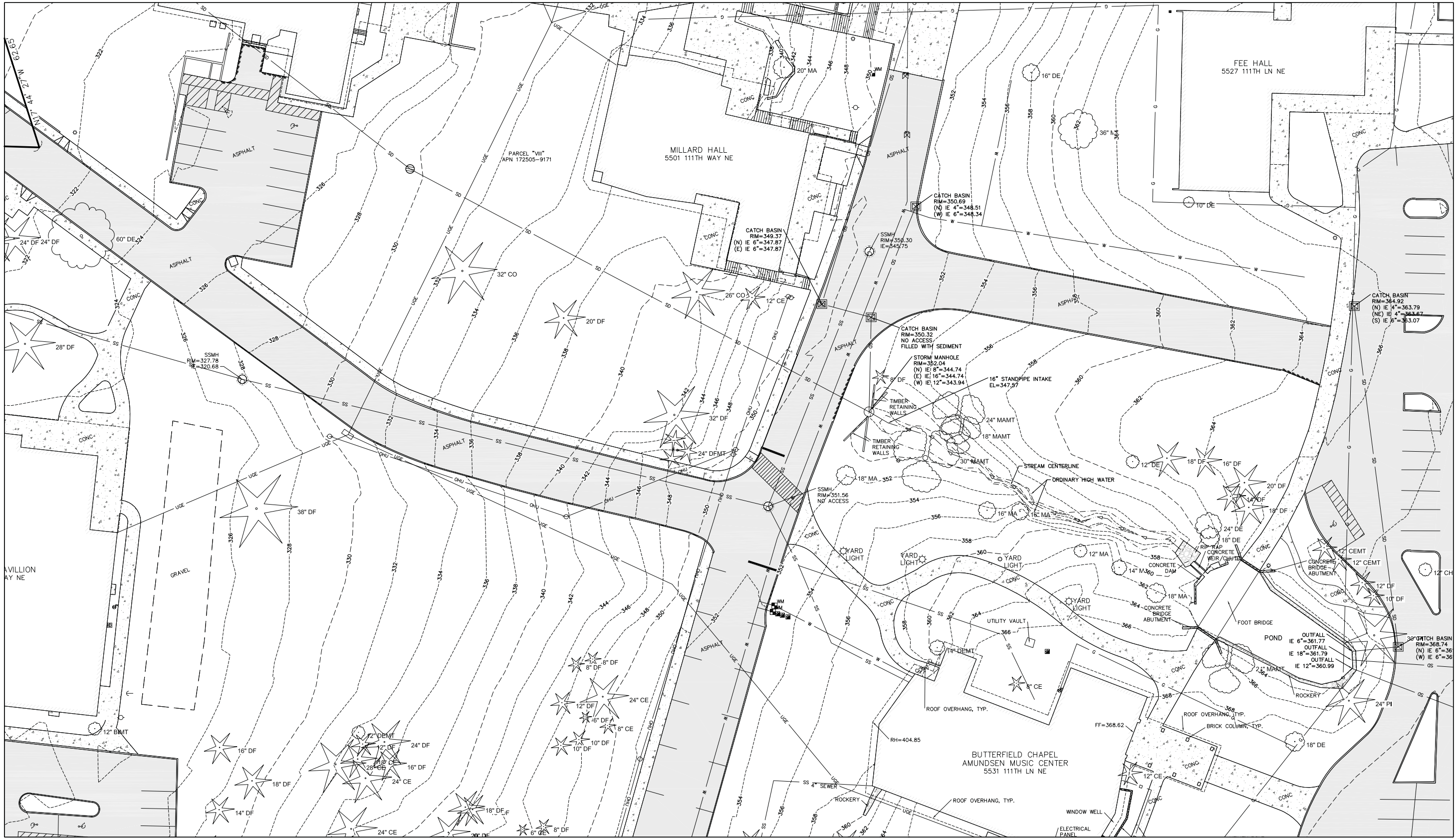
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	IRRIGATION VALVE	-SD-	STORM DRAINAGE LINE	DE	DECIDUOUS
	WATER VALVE	-SS-	SAINTARY SEWER LINE	DEMT	DECIDUOUS
	GAS VALVE	-G-	GAS LINE	DF	DOUGLAS FIR
	GAS METER			DFMT	DOUGLAS FIR MULTI TRUNK
	POWER METER			MA	MAPPLE
	LIGHT POLE			MAMT	MAPPLE MULTI TRUNK
	UTILITY POLE				
	GUY WIRE				
	POWER VAULT				
	CONCRETE				
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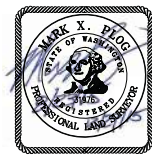
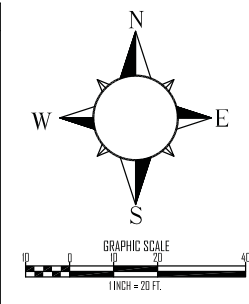
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	-W- WATER LINE	COMT CONIFER MULTI TRUNK
	-SD- STORM DRAINAGE LINE	DE DEODUOUS
	-SS- SAINTARY SEWER LINE	DEMT DEODUOUS
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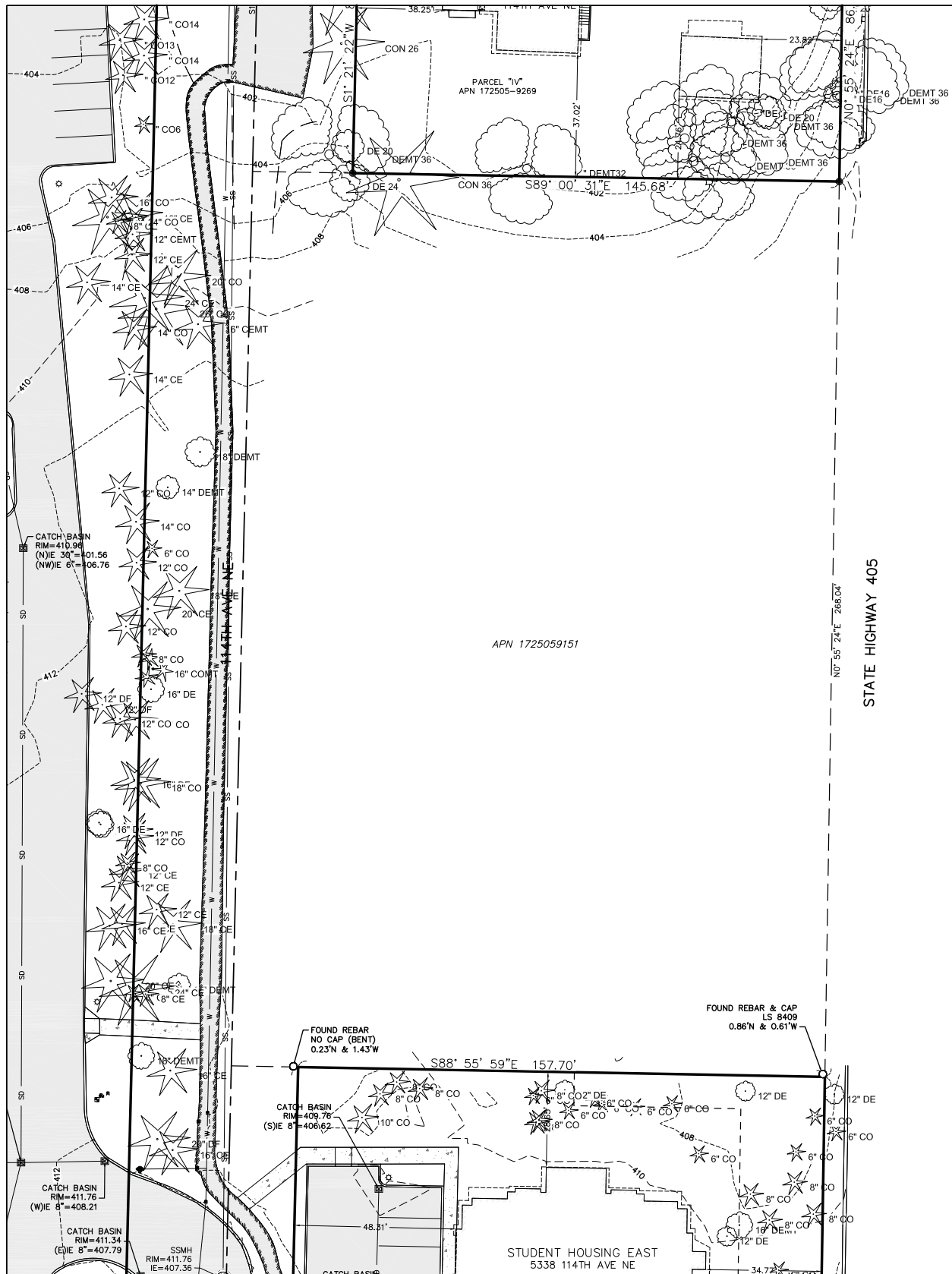
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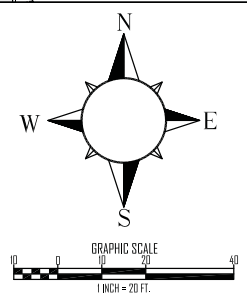






STATE HIGHWAY 405

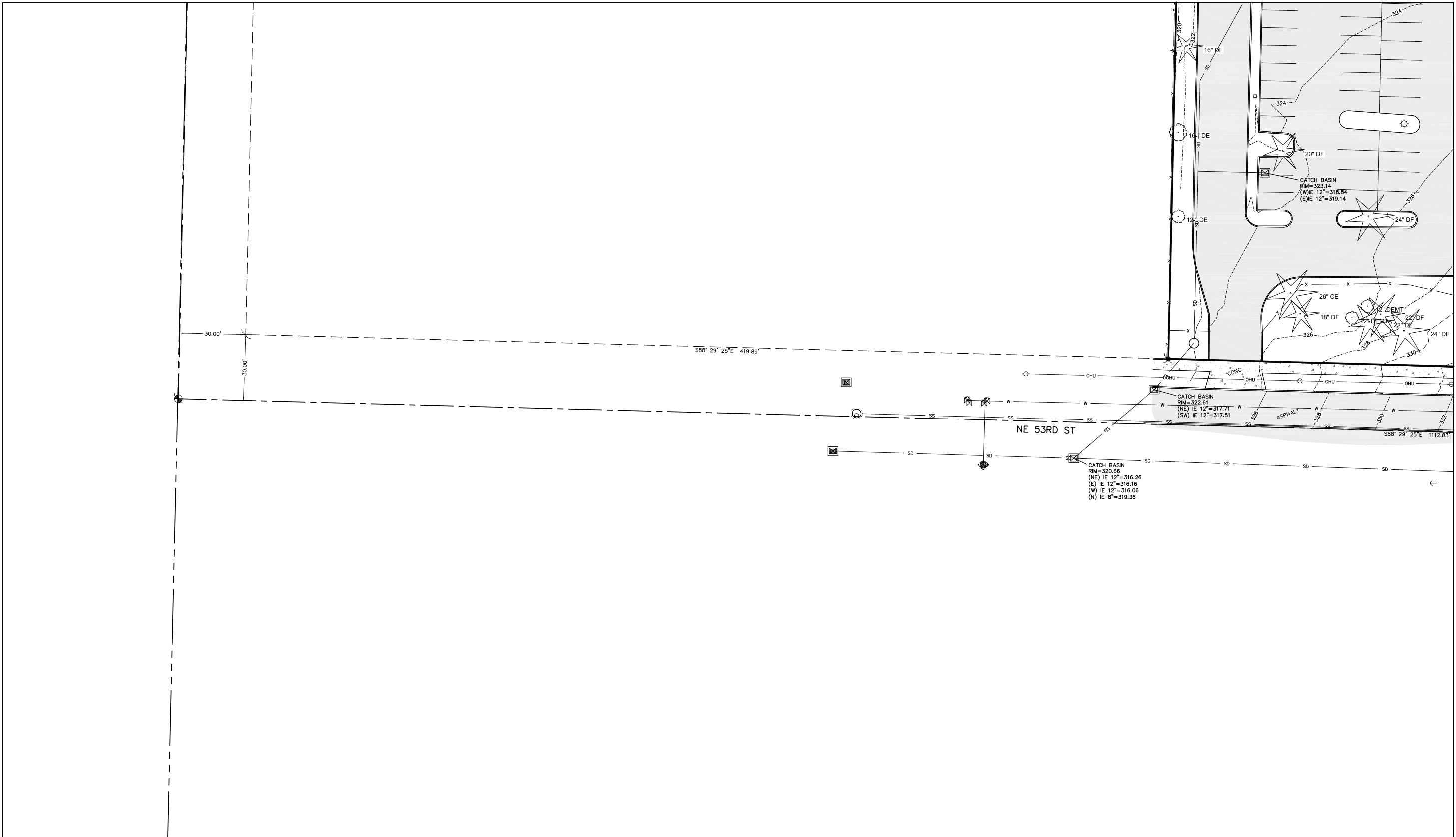
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	—W— WATER LINE	COMT CONIFER MULTI TRUNK
	—SD— STORM DRAINAGE LINE	DE DECIDUOUS
	—SS— SANITARY SEWER LINE	DEMT DECIDUOUS
	—G— GAS LINE	DF DOUGLAS FIR
		DFMT DOUGLAS FIR MULTI TRUNK
		MA MAPPLE
		MAMT MAPPLE MULTI TRUNK



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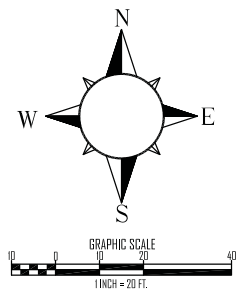
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FIRE HYDRANT	-OHU- OVER HEAD UTILITY LINE	CO/CON CONIFER
WM WATER METER	-W- WATER LINE	COMT CONIFER MULTI TRUNK
IRRIGATION VALVE	-SD- STORM DRAINAGE LINE	DE DECIDUOUS
WATER VALVE	-SS- SAINTARY SEWER LINE	DMT DECIDUOUS
G GAS VALVE	-G- GAS LINE	DF DOUGLAS FIR
G GAS METER		DFMT DOUGLAS FIR MULTI TRUNK
POWER METER	CONCRETE	MA MAPLE
LIGHT POLE	ASPHALT	MAMT MAPLE MULTI TRUNK
UTILITY POLE		
GUY WIRE		
POWER VAULT		



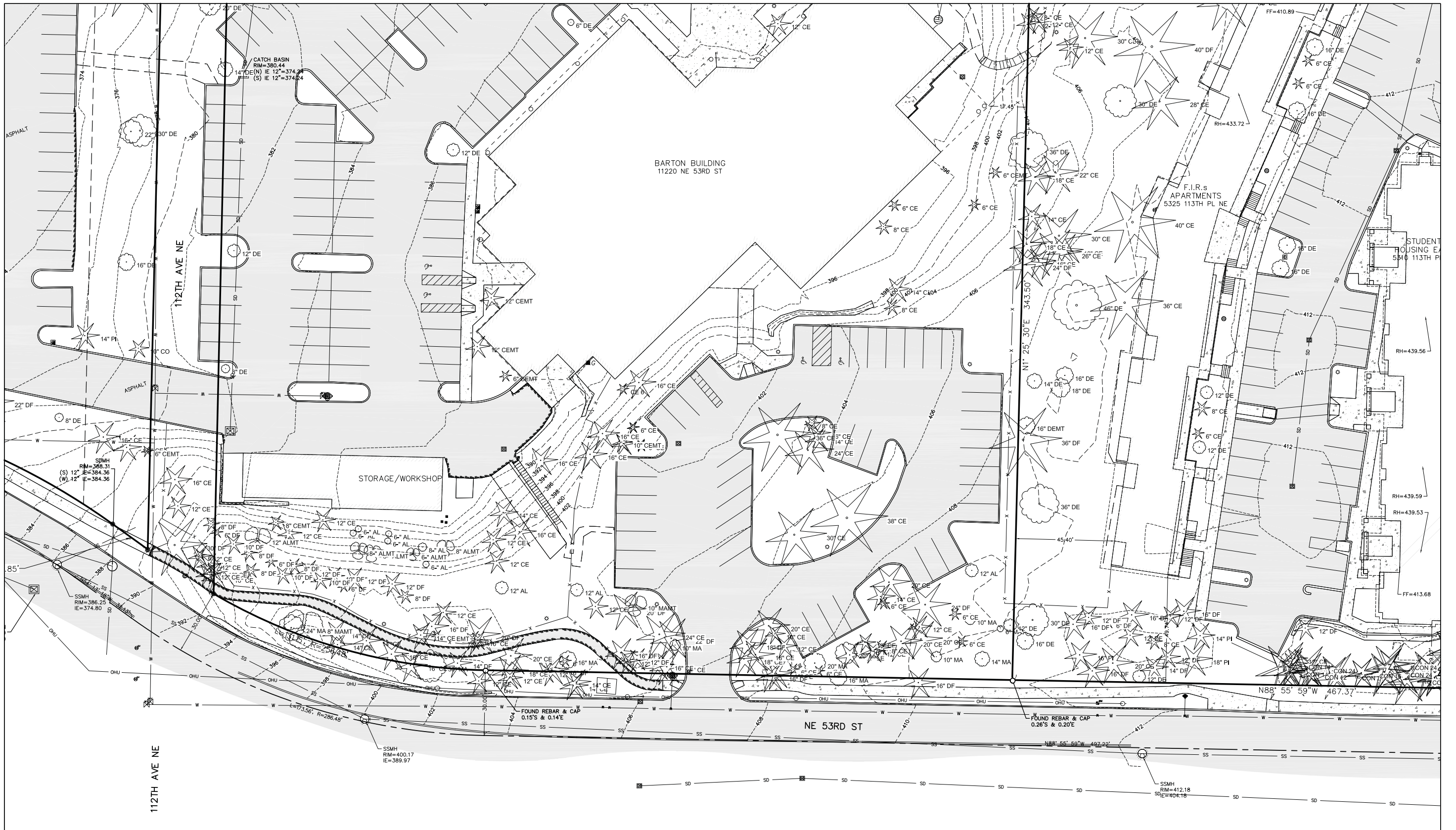
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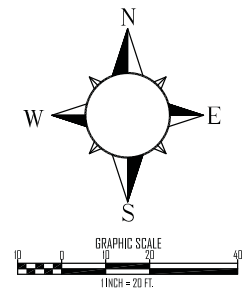






**LEGEND**

FIRE HYDRANT	-OHU- OVER HEAD UTILITY LINE	CO/CON CONIFER
WATER METER	-W- WATER LINE	COMT CONIFER MULTI TRUNK
IRRIGATION VALVE	-SD- STORM DRAINAGE LINE	DE DECIDUOUS
WATER VALVE	-SS- SANITARY SEWER LINE	DEMT DECIDUOUS
GAS VALVE	-G- GAS LINE	DF DOUGLAS FIR
GAS METER		DFMT DOUGLAS FIR MULTI TRUNK
POWER METER	CONCRETE	MA MAPPLE
LIGHT POLE	ASPHALT	MAMT MAPPLE MULTI TRUNK
UTILITY POLE		
GUY WIRE		
POWER VAULT		



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